LOT 9 PARKWOOD ADDITION S/D.
799-549, 946-1693, QC 1002-2722,

CAMERON SCOTT J
P O BOX 3455
LAKE CITY, FL 32056-3455

2026

31-4S-18-10519-209

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

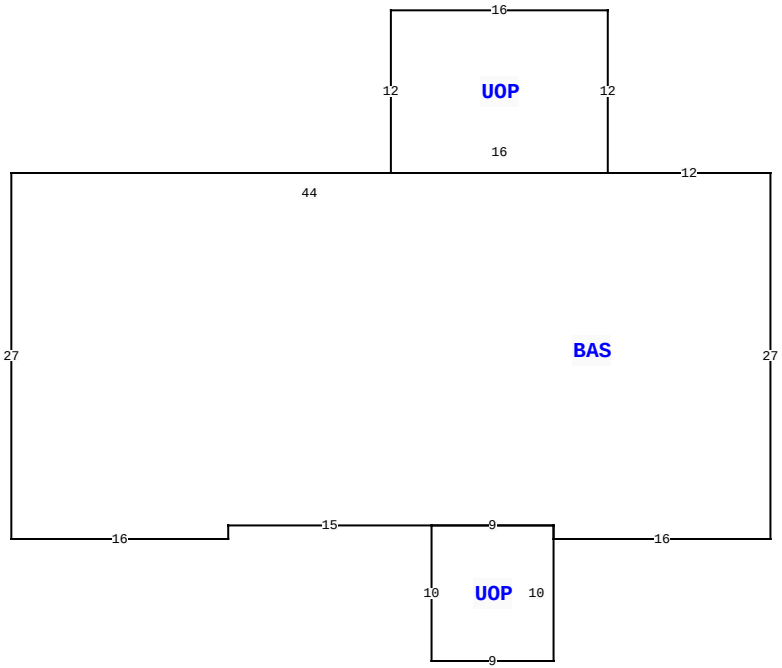
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 80
Exterior Wall	31	VINYL SID 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	02	WINDOW 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	31418.03	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,488	100		1,488	32,367
UOP	90	25		22	478
UOP	192	25		48	1,044
TOTALS	1,770			1,558	33,890

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,558	90.6300	54.38	84,724	1988	1988	0	0	0	60.00	40.00

1 MOBILE HME 100% - 1995 Heated Area: 1488 HX Base Yr 1995



121 SE SMART CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/29/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		33,890
TOTAL MARKET OB/XF VALUE		20,050
TOTAL LAND VALUE - MARKET		15,750
TOTAL MARKET VALUE		69,690
SOH/AGL Deduction		31,413
ASSESSED VALUE		38,277
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		13,277
TOTAL JUST VALUE		69,690
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		69,690

SALE:1:1: SALE NOT IN LINE

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000041788	Mobile Home		04/22/2021
35302	PUMP/UTPOL	50	05/11/2017
21384	M H	429	12/29/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0946/1693	2/13/2002	WD	Q	I	06	27,000
GRANTOR: BARBARA LYNN CAMERON						
GRANTEE: SCOTT J CAMERON						
0799/0549	11/15/1994	WD	U	I		14,000
GRANTOR: LENVIL H DICKS						
GRANTEE: SCOTT J & BARBARA L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 UOP= N12 W16 S12 E16$ W44 S27 E16 N1 E15 UOP= S10 E9 N10 W9$ E9 S1 E16 N27$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0020	BARN,FR	0	100	0	0	1.00	UT	800.00	800.00	50	1994	1994	3	50	400	
2	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	1,200	
3	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
4	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	300	
5	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	100	
6	9947	Septic	0	100	0	0	1.00	UT	3,000.00	3,000.00	100			3	100	3,000	
7	0294	SHED WOOD/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	200	
8	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
9	0252	LEAN-TO W/	0	100	0	0	1.00	UT	0.00	0.00	100	2013	2013	3	100	50	
10	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	800	

TOTAL OB/XF 20,050

LAND DESCRIPTION

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0200	C	MBL HM	100		00	0.00	0.00	1.00	LT		1.00	1.00	0.80	15,000.00	12,000.00	12,000							
2	0000	C	VAC RES	100		00	0.00	0.00	1.00	LT		1.00	1.00	0.25	15,000.00	3,750.00	3,750							

REVIEW DATE 05/17/2021 BY JB Total Acres: 5.01 Total Land Value: 15,750 Market: 0 Agricultural: 0 Common: 15,750 PRINTED 10/07/2025 BY SYS